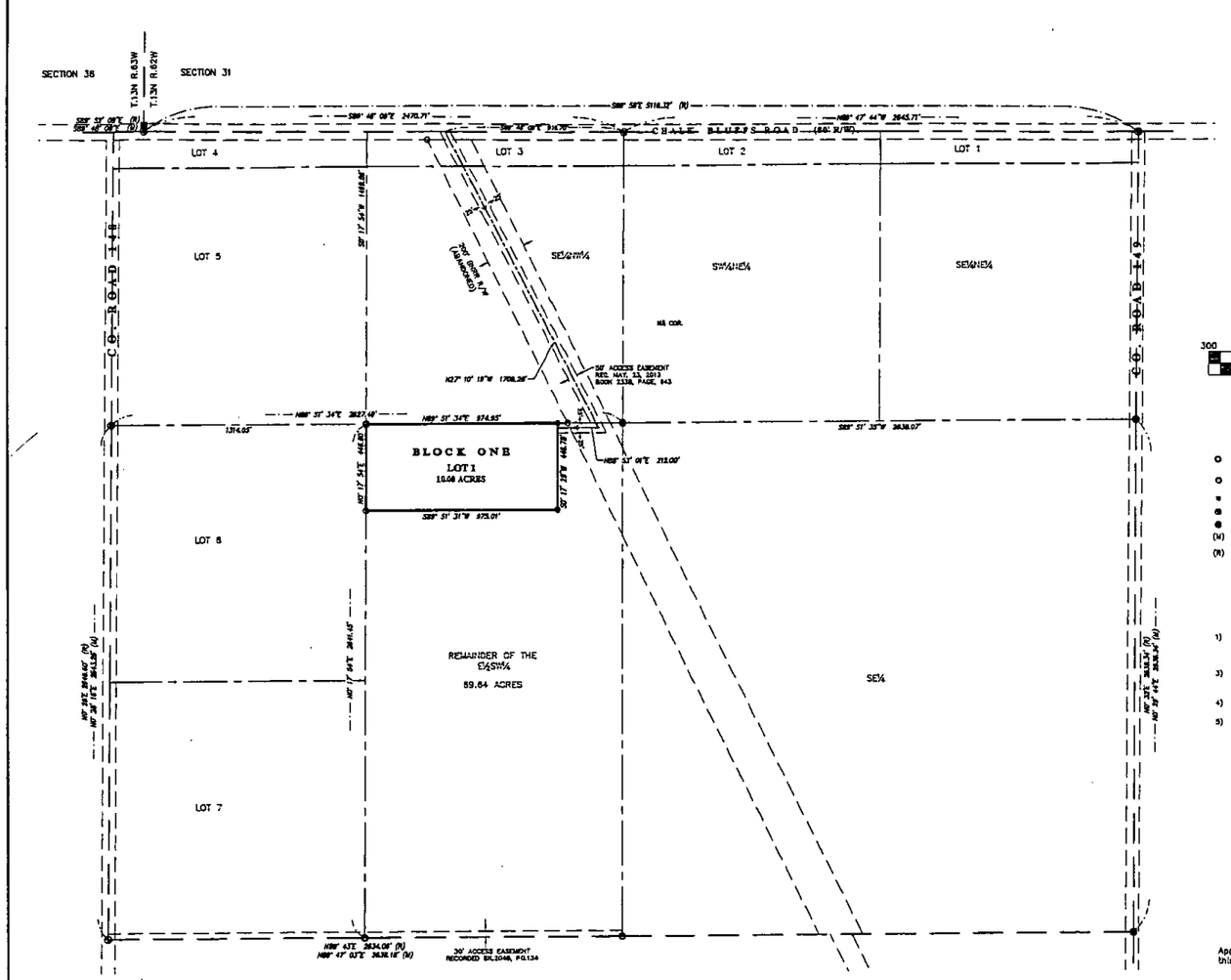
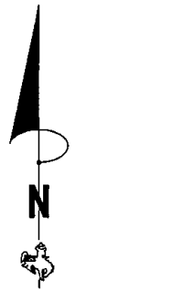
NO PROPOSED CENTRAL WATER SUPPLY SYSTEM ▫ NO PROPOSED CENTRALIZED SEWAGE SYSTEM ▫ FIRE PROTECTION TO BE PROVIDED BY FIRE DISTRICT #4





300 0 300 600 900
Scale: 1" = 300'

LEGEND

- ○ SET ⅝" X 24" LONG REBAR WITH 2½" ALUMINUM CAP STAMPED "P.L.S. 5810"
- ○ SET ⅝" X 24" LONG REBAR WITH 1¼" ALUMINUM CAP STAMPED "P.L.S. 5810"
- ▪ FOUND 1½" ALUMINUM CAP STAMPED "PELS 882 WC"
- ⊕ FOUND 2" BRASS CAP STAMPED "GLO"
- ● FOUND 1¼" ALUMINUM CAP STAMPED "SSS P.L.S. 2500"
- (M) DENOTES MEASURED DATA THIS SURVEY
- (R) DENOTES RECORD DATA PER RECORDED SURVEY MAPS.

NOTES

1) NO PORTION OF THE SUBJECT PROPERTY FALLS WITHIN FEMA SPECIAL 100-YEAR FLOOD HAZARD AREA AS SHOWN ON F.I.R.M. PANEL #56021C1475F; DATED JANUARY 17, 2007
3) BASIS OF BEARINGS – GRID BEARINGS ESTABLISHED BY GPS (GLOBAL POSITIONING SYSTEM) METHODS.
4) WATER SERVICE TO BE PROVIDED BY EXISTING ON-LOT WELL.
5) SEWAGE DISPOSAL TO BE PROVIDED BY EXISTING ON-LOT SEPTIC LEACH FIELD.

APPROVALS

Approved by the Laramie County Planning Commission, this 25 day of April 2013

Chairman

Approved by the Board of Laramie County Commissioners of Laramie County, Wyoming, this 7 day of May 2013

Chairman ATTEST: County Clerk

DEDICATION

KNOW ALL PERSONS BY THESE PRESENTS THAT: Clayton Derstine and Sonya Derstine, owners in fee simple of the following described tract of land:

A Portion of Section 6, Township 12 North, Range 62 West of the 6th P.M., Laramie County, Wyoming; being more particularly described as follows:

Beginning the northwest corner of the E½SW¼ of said Section 6; thence N.89°51'34"E., along the North line of said E½SW¼ of Section 6, a distance of 974.95 feet; thence S.01°29'W., a distance of 446.78 feet; thence S.89°51'31"W., a distance of 975.01 feet, to a point on the west line of said E½SW¼ of Section 6; thence N.01°54'E., along the West line of said E½SW¼ of Section 6, a distance of 448.80 feet to the Point of Beginning. Containing 10.00 Acres more or less.

Have caused the same to be surveyed, platted and known as DERSTINE SUBDIVISION, do hereby declare the subdivision of said land as it appears on this plat, to be their free act and deed in accordance with their desires.

by: Clayton Derstine and Sonya Derstine
Clayton Derstine Sonya Derstine

ACKNOWLEDGEMENT

STATE OF WYOMING }
} SS
COUNTY OF LARAMIE }

The foregoing instrument was acknowledged before me this 23rd day of May 2013 by Clayton Derstine and Sonya Derstine.

Notary Public, Laramie County, Wyoming

My Commission Expires: APR 20, 2014

EASEMENT DESCRIPTION

A 30.00 FOOT WIDE PERMANENT ACCESS EASEMENT, Recorded May 23, 2013 with the Laramie County Office of Records in Book 2,336, Page 943; granted to the legal owner(s) of Lot 1, Block One, Derstine Subdivision, and their respective heirs, successors, and/or assigns; across a portion of the west half (W½) of Section 6, Township 12 North, Range 62 West of the 6th P.M., Laramie County, Wyoming. Said easement being 25.00 feet each side of the following described centerline:

Commencing at a point from which the northwest corner of the E½SW¼ of Fractional Section 6, Township 12 North, Range 62 West of the 6th Principal Meridian, Laramie County, Wyoming, bears N.88°40'17"W., a distance of 975.09 feet; thence N.89°53'01"E., a distance of 212.00 feet; thence N.27°10'19"W., a distance of 1709.28 feet to the North line of said Section 6; said easement there terminating from which the north quarter corner of said Section 6 bears S.89°48'09"E., a distance of 918.70 feet.

CERTIFICATE OF SURVEYOR

I, Jeffrey B. Jones, Registered Professional Land Surveyor in the State of Wyoming, for and on behalf of Steil Surveying Services, LLC, hereby state, to the best of my knowledge, information and belief, that this map was prepared from field notes taken during an actual survey made by me or under my direct supervision; and that this map correctly shows the results of said survey and that the monuments found or set are as shown.

Professional Land Surveyor JEFFREY B. JONES 12838 WYOMING

DERSTINE SUBDIVISION

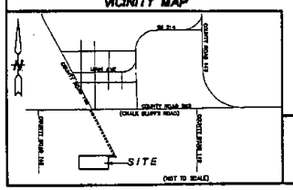
SITUATED IN A PORTION OF THE E½SW¼ OF SECTION 6, T. 12 N., R. 62 W., 6TH P.M., LARAMIE COUNTY, WYOMING.

PREPARED FEBRUARY, 2013

STEIL SURVEYING SERVICES, LLC
PROFESSIONAL LAND SURVEYORS
1102 W. 19th ST. CHEYENNE, WY. 82001 (307)634-7273
768 GILCHRIST ST. WHEATLAND, WY. 82201 (307)322-9789

2013DWG\3086 FINAL.DWG

VICINITY MAP



FILING RECORD

RECORDED 5/31/2013 AT 3:11 PM AS 617532 IN BOOK 1 OF PLATS PAGE 34